



Connells

Monument Court Monument Street
Peterborough



Property Description

Welcome to this one-bedroom ground floor flat, ideally situated within close proximity to the city centre. Perfect for first-time buyers, professionals, or investors, this well-presented home offers a blend of comfort and convenience.

Step inside to discover a spacious open-plan lounge, kitchen, and dining area—designed to maximise natural light and create a welcoming atmosphere. The modern kitchen is fitted with contemporary units and ample workspace, making it ideal for both everyday living and entertaining.

The bedroom provides a peaceful retreat, complemented by a well-appointed bathroom featuring a clean, modern suite. Outside, residents benefit from beautifully maintained communal gardens, perfect for relaxing or socialising, and an allocated parking space for added convenience.

With excellent transport links, local amenities, and the vibrant city centre.

Lounge/Kitchen/Diner

12' x 15' 11" (3.66m x 4.85m)
Window to front, storage cupboard and carpet.
Kitchen - Window to front, sink/drain, tiled flooring, high and low level storage with worktops over. Oven with hob and hood, space for washing machine/fridge/freezer and tiled walls.

Bedroom One

10' 2" x 9' (3.10m x 2.74m)
Window to rear, carpet and radiator.

Bathroom

Window to rear, bath with shower over, tiled walls, wash hand basin, WC and heated towel rail.

Outside

Communal gardens and allocated parking.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



To view this property please contact Connells on

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14 Cowgate
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EPC Rating: D Council Tax
 Band: A

Service Charge:
 1200.00

Ground Rent:
 Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/PBO312333

This is a Leasehold property with details as follows; Term of Lease 999 years from 20 Mar 1992. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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